

# MISSOURI STATE CAPITOL COMMISSION

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## ANNUAL REPORT



2015

*Submitted pursuant to Chapter 8.003, RSMo*



In Memory of Harold L. Caskey  
MSCC Vice-Chair and Missouri State Senator  
*January 1, 1938 – October 1, 2015*



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*2015 was a pivotal year for the Missouri State Capitol.*

*It was a year of renewal and restoration as the first phase of an extensive exterior waterproofing and masonry repair project commenced.*

*It was a year of reflection and rediscovery as a 100-year old time capsule was recovered from the Capitol cornerstone and a new capsule was dedicated and sealed for future discovery.*

*It was a year of remembrance as the Commission lost its Vice-chair and veteran Missouri State Senator Harold Caskey.*

*And it was a year of generosity and celebration, as individuals gathered together in December for the first-ever Capitol masquerade ball to help preserve our state's history and brighten its future.*

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## OVERVIEW

The Missouri State Capitol Commission (MSCC) continues to fulfill its mission to assure the preservation, restoration, and integrity of the Missouri State Capitol. Over the past year, the Commission has supported the successful passage and implementation of key legislation that has laid the groundwork for much-needed building repairs. A

comprehensive assessment of the Capitol's priceless collection of murals is underway, as are preliminary plans to expand the Missouri Veterans Memorial to honor veterans of the wars in Iraq and Afghanistan.

In a continuing effort to raise awareness and critically-needed funds to preserve and promote the historical significance of this great building, the MSCC has undertaken the formation of a nonprofit organization to serve as a partner for upcoming special events and to assist the Commission in future planning efforts.

Last January, the Commission launched a new [interactive website](#) and official [Facebook](#) page. Through these outlets, and through its continued commitment to assist in the publication of resources detailing the building's history, the Commission is assuring that future Missourians will learn and remember the fascinating story of our state—and our capitol.

This Commission is not formally staffed. The work performed is volunteer-driven and the above activity would not be possible without the guidance and assistance received from multiple partners and agencies, including the Missouri



*Scaffolding arises at the south entrance in preparation of assessment of the stone pediment - September 2015*





General Assembly, the Missouri Office of Administration and the Division of Facilities Management, Design and Construction, the Missouri State Archives, Missouri State Museum, and many other individuals.

In accordance with §8.003 RSMo, the MSCC hereby submits the following annual report, detailing the activity of the Commission for calendar year 2015.



*Commission members and volunteers assisting at MSCC-sponsored events*





*Visitor activity at the Capitol reaches its peak during the annual legislative session (January through May).*

was given to the challenges of maintaining security in a structure with multiple points of ingress and egress. Later alterations and expansions, including the addition of the first-floor mezzanine office complexes that currently house legislative and staff offices, were also added without regard to access or security. Both issues warrant further attention and action. Following a 2014 report and survey published by the Missouri Council for Independent Living, the Commission endorsed the elimination of the mezzanine offices and overall increased access in and around the Capitol for individuals with disabilities. In 2015, the House of Representatives and the Senate each formed special committees to address the security infrastructure needs of the building. Members of the commission testified to the challenges the building and its occupants are currently experiencing and the best approach to balancing safety while ensuring access to all visitors.

## ACTIVITY

Educating legislative leaders, executive officials, the media, and the general public of the need to repair and conserve the Capitol is an ongoing responsibility and is a vital component of the role of the MSCC, whose members are in a unique position to help shape public policy to address the current and future needs of the Capitol.

The Commission continues to raise awareness for immediate intervention to address the deteriorating condition of the Capitol's exterior and substructure. Following the success of earlier "behind the scenes" tours of the basement and catacomb areas, members of the MSCC followed up by meeting with legislative leaders and executive officials to underscore the importance of funding these critical repairs. Throughout the year, tours of the affected areas continued to be conducted for legislators and other interested parties.

Accessibility and security in the Capitol is also an ongoing concern. The building was constructed before standards of accommodation for individuals with disabilities were customary. It was also built at a time when little thought



*Access to the offices of elected officials is limited in some areas of the building*





### CAPITAL IMPROVEMENTS

Although funds appropriated in 2013 for large-scale projects, which included repairs to seal the building's foundation and façade as well as to expand capitol offices into the nearby MoDot office building were later restricted, the Commission continued its efforts to support the reauthorization of funding for these key projects.<sup>1</sup> During the 2015 legislative session, legislation authorizing the sale of bonds to finance statewide capital improvement projects was passed and approved.

[House Bill 19](#) authorized "repair and renovations to the state capitol building [and] state capitol annex." Under the direction of the Office of Administration, several major projects have been launched. [Treanor Architects](#) was selected as the architect of record to lead the multi-phase waterproofing project and repairs to the building's substructure and stone façade. The first phase is expected to be completed by December 2016 prior to the gubernatorial inaugural ceremony, which traditionally takes place on the building's south staircase and plaza.



*Replacement ductwork awaiting installation; one component of the first phase of the HVAC upgrade.*

The assessment and determination of the interior space of the Capitol is another significant and complicated endeavor that is currently underway. Assigning and allotting space in a historic structure that serves a wide variety of purposes is a challenging task at best.

Missouri-based [Trivers Associates](#) was selected to provide design services to initiate a master plan for future spatial needs for specific areas of the Capitol. As noted previously, increasing security and accessibility is crucial for future plans. Legislative and executive leaders, including members of this Commission, are currently engaged in efforts to achieve a permanent solution to decompressing these, and other congested areas in the building.<sup>2</sup>



*The south facade of the Capitol undergoing preparations for repairs to the facade and substructure.*

<sup>1</sup> As noted in the Commission's 2013-2014 report, updates such as elevator and window upgrades, as well as the first phase of a critical overhaul of the heating, ventilation and air conditioning (HVAC) are in progress. Phase I of the HVAC upgrade is scheduled to be completed in 2016. See Exhibit E for a summary of the HVAC project.

<sup>2</sup> See Exhibit D for a comprehensive list of building projects.



## FUNDRAISING EFFORTS

The Commission kicked off its inaugural fundraising event on September, 8 2014, when it hosted a “*Sip to Save the Art*” winetasting class and reception. The benefit, which was held in the chamber of the House of Representatives, featured a winetasting seminar conducted by a Riedel representative and was followed by a



reception in the third floor rotunda featuring exhibits from the Missouri State Archives and the State Historical Society of Missouri. Interpreters from the Missouri State Museum were also on hand to provide tours of the galleries and museum areas. Event proceeds were used to fund assessments of 52 of the murals within the Capitol.<sup>3</sup>



*Attendees of the Riedel “Sip to Save the Art” event assembled in the House Chamber.*

<sup>3</sup> See Exhibit F





On December 12, 2015, the Commission jointly sponsored the first-ever *Caring for Missouri [Capitol Masquerade Ball](#)*. The MSCC selected the [Missouri Association for Community Action](#) and the [Missouri Coalition Against Domestic and Sexual Violence](#) as event partners. Proceeds were evenly shared and dedicated to the respective missions of the three organizations. The black-tie gala included music, dancing, a silent and live auction, and tours of the House and Senate Chambers and House Lounge.



*Attendees of the Capitol Masquerade Ball donned formal attire for a night of music, masks, and dancing in order to support three worthy organizations.*





(Above) State Treasurer Clint Zweifel, House Speaker Todd Richardson, State Senator and MSCC Vice-Chair Mike Kehoe, State Representatives David Wood and Tom Hurst display a panoramic print of Thomas Hart Benton's *A Social History of Missouri*, which was featured in the live auction.

The highlight of the evening was the live charitable auction of original art and selected prints from the Commission's photograph collection.<sup>4</sup>

(Below) Jefferson City Mayor Carrie Tergin presents an original oil painting depicting her vision of the Capital City riverfront.



Events of this magnitude do not happen without a tremendous amount of behind-the-scenes time and effort. The Commission wishes to express its appreciation to the Commission project support staff who volunteered countless hours and were instrumental in organizing the event and the many volunteers who made this gala event a tremendous success.

In conjunction with recent events, efforts are underway to develop a nonprofit organization dedicated to assisting the Commission in future fundraising and planning. By long-standing agreement, the Friends of the Missouri State Archives served as the Commission's fiscal agent for previous fundraising efforts, primarily for the Commission's work to provide a subvention for the publication of the *Art of the Missouri State Capitol* book. As fundraising efforts

<sup>4</sup> See Exhibit G for a post-event summary.





have increased, the Commission has recognized the need for a separate nonprofit entity dedicated solely to furthering the efforts to preserve the Missouri State Capitol. Following approval from the MSCC, Articles of Incorporation for the Friends of the Missouri State Capitol were filed and certified by the Missouri Secretary of State on July 28, 2015. An application for federal tax exempt status is currently in development.<sup>5</sup>



## CAPITOL ART ASSESSMENT

Following the Commission's 2014 decision to raise funds to accomplish restoration goals, proceeds from successive fundraising efforts have been directed to fund a comprehensive assessment of the interior collection of murals and paintings.

[Van Witt Fine Art Consultants](#) was selected to conduct an on-site condition of 51 murals, which includes 41 "lunette" paintings located on the second floor corridors and museum galleries, as well as paintings located in the Governor's Office and the Senate Chamber. The murals include works by such notable artists as N.C. Wyeth and feature a number of well-known Missouri subjects, including Mark Twain, Susan Elizabeth Blow, and Daniel Boone. The Commission has endorsed the treatment proposal submitted as a result of the assessment, and is working with the Office of Administration, Division of Facilities Management, Design & Construction to move forward with restoration plans, which is expected to be completed in 2016.

On September 15, 2015, the Commission approved to fund a condition assessment of Thomas Hart Benton's *A Social History of Missouri* murals. The famous painting had received renewed attention following an incident that occurred during a political rally that had been held in the House Lounge that same month. There was general concern that continued



*Peggy Van Witt of Van Witt Fine Art Consulting repairs a detached canvas panel on one of the Allen True "Occupation Murals" located in the Capitol rotunda.*

<sup>5</sup> Between 2004 -2015, the Friends of the Missouri State Archives collected \$135,773.95 on behalf of the Commission for the *Art of the Missouri Capitol* book subvention and art assessment fundraising efforts. See Exhibit F for a summary of fiscal activity.





unsupervised activity in the room increased the chance for damage to the priceless murals. Following the incident, the Commission worked closely with the office of House Speaker Todd Richardson, who consequently established a room-use policy that limited third-party use of the lounge while ensuring that visitors had continued access to view the world-famous work. Vendor selection for the assessment is currently underway.

### MEMORIAL EXPANSIONS

*"Missouri Veterans – Guardians of Liberty."* So reads the inscription within the reflecting pool at the center of the Missouri Veterans Memorial—a beautifully designed tribute to all Missourians who have served in the armed forces. The Memorial, which is located on the northeast grounds, was fittingly dedicated on Veterans Day—November 11—1991, and features a limestone colonnade, terraced fountains, and a veterans walk—a path containing eight granite markers commemorating the wars in which Missourians have served since statehood.



*The Missouri Veterans Memorial*

In the intervening years, the United States has been engaged in an ongoing effort to fight the global war on terrorism.

In 2014, the Commission recognized the need to expand the memorial to include monuments honoring the veterans of the wars in Iraq and Afghanistan. The effort drew the support of various veterans groups, including the American Legion of Missouri and Veterans of Foreign Wars Missouri (VFWMO), who committed to assist in fundraising efforts to fund the expansion.

In 2015, the Commission approved to fund the cost of retaining an architect to develop proposed designs and cost estimates for the expansion. The designs will be submitted to the Board of Public Buildings for final approval, and will also be helpful in fund-raising efforts.



*Dr. J.C. Standlee (left) and Sarah Topp (right) tour the Missouri Veterans Memorial with Senator Mike Kehoe (center). Both local residents support the expansion of the memorial to honor veterans of the wars in Iraq and Afghanistan.*



The project took on an expanded scope when community leaders from the City of Jefferson [renewed efforts to develop a section of river front area north of the Capitol into a public-use green space](#). The preferable access point to the proposed development—locally known as “Adrian’s Island”—would run parallel with the eastern wall of the existing memorial. Approval has been given for the Veterans Memorial access point, which will include a pedestrian bridge to access the area. Architects for both projects have committed to collaborate as plans move forward for this large-scale project.



*“Missouri Veterans – Guardians of Liberty” is inscribed in the reflecting pool of the Missouri Veterans Memorial, which is located below the colonnade and at the base of the terraced fountains.*





CENTENNIAL EVENTS



Courtesy of the Missouri State Archives

*June 24, 1915: Thousands gathered in Jefferson City to celebrate the laying of the cornerstone of the Missouri State Capitol. At that time, newspapers, legislative and executive records, photos, and a few last-minute additions were sealed within a time capsule that was placed within the cornerstone.*



Courtesy of the Jefferson City News Tribune

*July 3, 2015: A crowd of Missourians gathered on the same grounds to commemorate the re-dedication of the Capitol cornerstone. The 100-year-old time capsule was extracted from the massive stone block and a new time capsule, containing select items suggested by individuals around the state was dedicated and placed within the original cornerstone. The historic ceremony was jointly conducted by the Grand Lodge of Missouri, A.F. & A.M. and the M.W. Prince Hall Grand Lodge, F. & A.M.*





On June 18, 2015, the 1915 copper time capsule was extracted from the interior of an office located in the southeast corner of the Capitol.

Following the passage of [Senate Bill 480](#) in 2009, the Commission's duties were expanded to commemorate the 100<sup>th</sup> anniversary of the building, specifically for a "centennial celebration of the laying of the capstone of the Capitol." The work of a subcommittee that was formed in 2013 to initiate planning efforts for this upcoming milestone (December 5, 2016) has been meeting both formally and informally to discuss plans for this as well as other major dates in the capitol's construction.

In early 2015, the Commission noted that the 100<sup>th</sup> anniversary of the laying of the Capitol cornerstone was approaching (June 24,

2015) and laid the groundwork for a commemorative ceremony

to be held on the Capitol grounds. Sealed within the Capitol cornerstone was a time capsule, the contents of which were outlined in the June 10, 1915 meeting minutes of the Capitol Commission Board. Considerable excitement was generated by the possibility of extracting the capsule, recovering the items, and sealing a new capsule as part of the rededication ceremony. This task was easier said than done. The cornerstone was situated in a load-bearing wall and the time capsule was lodged in a cavity deep within the massive block of Carthage Marble. After



Staff from the Missouri Office of Administration (above) and the Missouri State Archives (below left) carefully examine the capsule and contents within.

considerable preparation, it was determined that plans would move forward. Due to the work and collaboration of the staff of the Office of Administration, the Division of Design and Construction, and the Missouri State Archives, the cornerstone was opened, the time capsule was removed, and the contents within were successfully recovered from within.<sup>10</sup> A statewide contest was held in which Missourians could submit suggestions for items to be placed in the new capsule, which was to be sealed in connection with the upcoming anniversary ceremony.<sup>11</sup> The 1915 time capsule and selected items are currently on display in the Missouri State Museum.



Photos courtesy of the Office of Administration

<sup>10</sup> Photos of the opening of the time capsule are available online at <https://Flickr.com/mogov>

<sup>11</sup> A list of items sealed in the 2015 time capsule is available online at <http://governor.mo.gov/news/>. For more information on the time capsule, visit <http://www.mo.gov/timecapsule/>.



On July 3, 2015, a crowd gathered on the south lawn of the Capitol to observe the anniversary of the laying of the cornerstone as well as the rededication of the cornerstone and the sealing of the new time capsule.

The ceremony was presided over by Governor Jeremiah W. (Jay) Nixon and Freemasons representing the Grand Lodge of Missouri, A.F. & A.M., and the M.W. Prince Hall Grand Lodge, F. & A.M., who jointly rededicated the cornerstone and deemed it proper and worthy of replacement into the building for the century to come.



Photos courtesy of Rebecca Rademan

*The July 3 rededication ceremony began with procession of Masons, many of whom traveled from across the state to attend (above)*

*Right Worshipful Brother Richard Smith and Past Deputy Grand Master Charles Crump prepare to use the tools of the masonic craft to examine the cornerstone (above right).*

*Governor Jay Nixon, Senator Mike Kehoe, Missouri Supreme Court Judge George Draper III, and Jefferson City Mayor Carrie Tergin observe the rededication proceedings (right).*







Regarding the span of time and the events that have shaped generations between the dedication of the original cornerstone in 1915 and the crowd assembled for the 2015 rededication, Missouri Supreme Court Judge George W. Draper III appropriately noted: *"Change constant; cornerstone strong."*







## OUTREACH AND FUTURE DIRECTION

Following the work of a 2014 website development subcommittee, the MSCC launched its new website in January 2015. The site—<http://capitol.mo.gov/>—was developed with the assistance of the Office of Administration - Information Technology Services Division and serves as a cumulative source of information relating to the Missouri State Capitol, the Commission, upcoming events, as well as a portal containing helpful information and links for those planning a visit to the Capital City. Through the assistance of volunteers, the Commission has also expanded its presence on social media, which was effectively used to promote the centennial cornerstone and time capsule events as well as the Capitol Masquerade Ball.

In keeping with its statutory obligation to assist in the recording of the history of the Capitol, the MSCC has committed to assist in the publication of another book by author and historian Bob Priddy. Tentatively entitled *Statehouse: the Biography of the Missouri Capitol*, this work will focus on the stories of the people who created a capital city and the capitol in it. The manuscript is currently in the final stages of review and is expected to be published by the University of Missouri Press in 2016.

Over the past year, the activity of this Commission was evident. With the help of many, it successfully provided outreach to engage Missourians in the importance of revitalizing their state capitol. By teaming with two worthy charitable organizations, the Commission raised much-needed funds while also introducing an entirely new audience to the beauty and significance of their state capitol. Looking ahead, the MSCC will continue to develop new partnerships while maintaining established relationships with organizations whose missions are aligned in terms of education, preservation, and conservation.

These are exciting times for our statehouse. 100 years young, it has been patiently awaiting the celebrations that accompany milestone dates.



Courtesy of Rufus Harmon

The restoration work now unfolding is yet further cause for celebration. These efforts are a well-timed investment in our Capitol, our future, and in the people of the state of Missouri.



**Exhibit A**

MISSOURI STATE CAPITOL COMMISSION  
2015 MEMBERS

DANA RADEMAN MILLER, CHAIR, HOUSE OF REPRESENTATIVES STAFF

HAROLD CASKEY, VICE CHAIR, BUTLER

HONORABLE PAT CONWAY, MISSOURI HOUSE OF REPRESENTATIVES

HONORABLE SHANNON "KIKI" CURLS, MISSOURI SENATE

STEPHEN DAVIS, CRESTWOOD

HONORABLE TOM FLANIGAN, MISSOURI HOUSE OF REPRESENTATIVES

BETTY COOPER HEARNES, CHARLESTON

MARGA HOELSCHER, MISSOURI SENATE STAFF

HONORABLE MIKE KEHOE, MISSOURI SENATE

HONORABLE PETER KINDER, MISSOURI LIEUTENANT GOVERNOR

DOUG NELSON, COMMISSIONER – OFFICE OF ADMINISTRATION



*Courtesy of the Missouri State Archives*

*Onlookers observe parade held as part of Capitol Cornerstone Dedication Ceremony  
– June 24, 1915*





EXHIBIT A  
(CONTINUED)

ABOUT THE COMMISSION

The Second State Capitol Commission was created in 2001 with the General Assembly's passage of Senate Bill 470 and renamed the Missouri State Capitol Commission (MSCC) in 2009 through Senate Bill 480. Following in the footsteps of the original State Capitol Commission, which was established in 1911, and the Capitol Decoration Commission created in 1917, the MSCC is charged with the preservation, restoration, and renovation of the Missouri State Capitol and the recording of its history. The commission's duties also encompass the care of over 120 pieces of art inside and around the capitol, many of which were carefully selected by the earlier commissions to capture the beauty and significance of the state's past. These include murals, paintings, tapestries, sculptures, and stained glass windows. On the exterior and the grounds, there are an equivalent number of carvings, sculptures, fountains, and monuments. In addition to preserving existing artwork, the commission is responsible for the selection and placement of any new art pieces.

The MSCC is composed of the commissioner of the Office of Administration; four members of the legislature – two from the Senate and two from the House of Representatives, with equal representation for both the majority and minority party; an employee of the Senate; an employee of the House; and four members appointed by the governor, with the consent of the Senate. In addition, the lieutenant governor serves as an ex officio member of the commission.

The commission is supported by the staff of the Division of Facilities Management, Design and Construction in the Office of Administration, along with other agencies, including the Department of Natural Resources and Missouri State Archives.

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2015 CAPITOL COMMISSION MEETINGS

January 12, 2015

May 11, 2015

September 15, 2015

CENTENNIAL/CORNERSTONE ANNIVERSARY WORKING GROUP

April 27, 2015



**Exhibit B**

COMMISSION SUPPORT STAFF

JEFF BARLOW

DIANNE BEASLEY, FACILITIES MANAGEMENT, DESIGN AND CONSTRUCTION

CATHY BROWN, DIRECTOR, FACILITIES MANAGEMENT, DESIGN AND CONSTRUCTION

JOHN CUNNING, MISSOURI DEPARTMENT OF NATURAL RESOURCES

JOHN DOUGAN, STATE ARCHIVIST, MISSOURI STATE ARCHIVES

ADAM KOENIGSFELD, MISSOURI SENATE APPROPRIATIONS

JEFF KLUSMEIER, FACILITIES MANAGEMENT, DESIGN AND CONSTRUCTION

JULIE MORFF, MISSOURI HOUSE APPROPRIATIONS

BOB PRIDDY

BRIAN ROGERS, MISSOURI STATE ARCHIVES

TOM SATER

JORDAN WHEELER, MISSOURI SENATE APPROPRIATIONS



Courtesy of the Office of Administration



**Exhibit C**

ANNUAL BUDGET RECOMMENDATION  
CHAPTER 8.007(7) RSMo

**FY17 RECOMMENDATION**

Approved September 9, 2015

<b>FISCAL YEAR 2017 MISSOURI STATE CAPITOL COMMISSION ALLOCATION REQUEST</b>		
<b>WORK ITEM</b>	<b>DESCRIPTION OF WORK</b>	<b>TOTAL PROJECT COST</b>
REPLACE ROOF DRAIN PIPE	REPLACE THE EXISTING GALVANIZED LINE FROM JUST BELOW THE ROOF TO THE MAIN LINE IN THE BASEMENT. REPLACE LINE WITH SIX INCH HUB LESS CAST IRON PIPE WITH HEAVY DUTY SS BANDS. WORK MIGHT INCLUDE CUTTING OF WALLS THAT CONTAIN LEAD PAINT (RRP), INSTALLING STUDS, AND PLASTERING AND/OR PAINTING. ALSO INCLUDED BRACING TO STRUCTURAL AT EVERY FLOOR IN ADDITION TO CLAMPS AT FLOOR LEVEL. SOME INVESTIGATION MAY BE REQUIRED, AS WELL AS DEMOLITION OF EXISTING ROOF DRAINS. AN ESTIMATE OF SIXTEEN ROOF DRAINS	\$ 1,074,761.00
SECURITY AND FIRE ALARM	UPGRADE EXISTING SITE SECURITY SYSTEMS INCLUDING CAMERAS. REPLACE EXISTING FIRE ALARM SYSTEMS AND LIFE SAFETY NOTIFICATION SYSTEMS.	\$ 4,959,484.00
UPGRADE VOICE AND DATA	UPGRADE AND INSTALL EXPANSION OF VOICE AND DATA NETWORK TO CAT6 VOICE AND DATA CABLING, FIBER OPTIC CABLING, CABLE TRAY AND CLOSET BUILD OUTS. EXISTING NETWORK TO STAY OPERATIONAL DURING INSTALLATION UNTIL NEW NETWORK COMPLETE. ALL WORK WILL FOLLOW THE BICSI STANDARDS AND EIA/TIA 568B, 606, AND 607 STANDARDS AND NEC2014. BICSI QUALIFICATION FOR RCDD AND CERTIFIED INSTALLERS WILL BE REQUIRED TO INSTALL THIS SYSTEM.	\$ 2,623,508.00
	<b>TOTAL PROJECT COST</b>	<b>\$ 8,657,753.00</b>



## Exhibit D

## CAPITOL BUILDING PROJECTS SUMMARY

June 6, 2016

1. **Senate Garage Repairs** – Completed 9/2014; \$805K
  - Overall concrete repairs.
2. **Senate Mezzanine Renovation** – Completed 1/2015; \$536K
  - Restoration and renovation of historic Senate Chamber Mezzanine.
3. **Senate Lounge Wood Restoration** – Completed 12/2013; \$155K
  - Restoration of woodwork and tapestries in the Senate Lounge and miscellaneous patching and painting in the House Chambers.
4. **Capitol HVAC Project – Phase I** – Completed 4/2016; Cost \$5.014M
  - New and replacement air handling units on the 5<sup>th</sup> floor and associated ductwork and mechanical piping risers in chases from the basement to the 5<sup>th</sup> floor.
5. **Capitol HVAC Project – Phase II** – Estimated Completion 2019; Estimated Cost \$15M
  - Replace basement air handling units, refurbish and/or replace corridor units in basement, 1<sup>st</sup> and 2<sup>nd</sup> floors, replace fan coil units on 1<sup>st</sup> thru 4<sup>th</sup> floors, replace building automation for entire building, provide electrical and architectural work for new HVAC.
6. **Capitol Cornerstone Project** – Completed 9/2015; \$54K
  - Remove and replace time capsule from cornerstone of Capitol.
7. **Capitol Elevator Renovation Project** – Completed 5/2016; \$2.243M
  - Renovate and modernize the elevators in the Capitol.
8. **Capitol Window Repairs Project** – Completed 1/2015; \$432K
  - Interior gasket, lock cover, and blind replacements and hinge and blind control repairs.
9. **Capitol Exterior Stone Repairs Project – Phase I** – Contract Completion 12/2016; Estimated \$12M
  - Structural repairs to the substructure, waterproofing of the terraces and stairs, and emergency stone repairs.
10. **Capitol Exterior Stone Repairs Project – Phase 2** – Estimated Completion 2020; Estimated Cost \$23M (for base bid and \$33M with all four alternates)
  - Renovation and repair of exterior stone façades, drum, and dome. Replacement of stone pavers for the centaur fountain/north plaza.
11. **Capitol Fire Alarm & Public Address (PA) Systems Replacement** – Estimated Completion: Fall 2017; Estimated Cost \$1.5M
  - Replace fire alarm and PA systems.
12. **Capitol Complex Water Treatment System Improvements** – Completed 9/2014; \$35K
  - Replace the existing gas chlorination system with a liquid sodium hypochlorite disinfection system.
13. **Capitol Master Plan Project** – Estimated Completion 12/2019; Estimated Cost \$35M
  - Master planning and design services for Capitol and local MoDOT Buildings to renovate select spaces and provide a security analysis of the Capitol.
14. **Capitol, Replace NW Roof Drain Piping** – Completed 8/2014; \$32K





- Replace 6-inch NW roof drain piping.
- 15. **House Garage Joint Repairs** – Completed 12/2014; \$300K
  - Joint repairs and driving surface sealer for House Garage.
- 16. **Capitol, Replace Bollards at Guard Shack** – Completed 11/2015; \$314K
  - Remove and replace bollards at the east garage entrance of the Capitol.
- 17. **Capitol, New 5<sup>th</sup> Floor Press Office Suite** – Completed 9/2015; \$200K
  - Renovate 5<sup>th</sup> floor of Capitol for new Press offices.
- 18. **Capitol Complex, Replace Chilled Water Return Valves** – Completed 2/2016; \$202K
  - Remove and replace existing tertiary chilled water return valves for various buildings.
- 19. **Capitol Paint Stabilization Project** – Completed 3/2016; \$54K
  - Lead paint removal in specified areas of the 2<sup>nd</sup> and 3<sup>rd</sup> floors.
- 20. **Capitol Art Assessment/Treatment Project** – Estimated Completion Fall 2016; Estimated Cost \$100K
  - Assessment and treatment of various murals in the Capitol.
- 21. **Capitol Lighting Upgrade Project** – Estimated Completion 10/2017; Estimated Cost \$950K
  - Update all lighting fixture lamps, except in member offices, to improve energy and operational efficiencies including exterior lights with power source from the Capitol.
- 22. **Capitol, Senate Gallery Revisions** – Contract Completion 6/2016; Estimated Cost \$127K
  - Modify senate gallery to remove two risers with auditorium seating, other auditorium seating for built-in tables, carpet replacement, new railings, conduit, electrical, & wiring.
- 23. **Capitol, Convert Public Restrooms To Open Assist** – Estimated Completion Fall 2016; Estimated Cost \$235K
  - Install ADA automatic door operators for each of the 24 public restrooms.



## Exhibit E

### CAPITOL HEATING, VENTILATION AND AIR CONDITIONING PROJECT

#### **Missouri State Capitol HVAC Project Discussion**

##### **History**

When built the air conditioning in the Capitol Building consisted of steam radiators for heating and open windows for cooling. The Chambers, Hearing Rooms and selected areas had cooling, by blowing air over ice that was cut from the Missouri River and stored in an ice house. The chimney effect, hot air rising and leaving the building through vents in the roof and through all of the small voids and cracks was desirable because it helped bring in fresh air.

Steam was produced off site and brought into the building where the current steam lines are.

In the early 1950's the first true air conditioning system was installed. Small chillers were installed in the basement and they cooled the Chambers and selected offices and areas. Little cooling was provided in the hallways or rotunda. Offices on the upper floors had window air conditioners. It provided cooling in the summer and some dehumidification. I

In the 1970's the current air conditioning system was installed. That includes the rotunda and hallway air handlers, the Chambers air handlers, and the fan coil units (with the drop ceilings) for the offices on the upper floors. Some of the 1950's equipment was re-used in this project.

##### **Currently**

In the years that followed the 1970's HVAC Upgrade, the HVAC systems were modified and supplemented with various building renovations, particularly in the basement. With these modifications and time, the performance of the HVAC systems has declined in a number of ways.

- Humidity control in both the summer and winter is poor. During humid weather, the inside climate of the Capitol Building is cold, wet and clammy. This environment is not conducive for the artwork housed within the building and hard on the building.
- A substantial amount of the HVAC equipment has reached the end of its life. This equipment provides poor space temperature control, leaks water on to desks and ceiling tiles, is not energy efficient and is beyond repair.
- Building pressurization is not controlled such that a substantial amount of air infiltrates the building perimeter, contributing to the humidity problem and deterioration of the exterior stonework.

##### **Current Project**

Modern building design maintains a positive building pressure to eliminate unconditioned air infiltration. The 1970's system did not provide enough ventilation air to accomplish this. Benefits of a positive building go beyond comfort of the occupants. Water and unfiltered air are no longer being sucked in every crack in the stone, gap at windows and doors and pin holes in the roof. Roofs last longer, the stone façade stays cleaner, water infiltration is reduced, and indoor air quality increases.





Modern HVAC equipment uses fan speed control, pump speed control, a digital building automation system (BAS), and energy recovery systems to maintain build comfort as efficiently as possible. Cutting edge systems integrate air conditioning, lighting, fire alarm, and exhaust fans into one BAS.

#### **Phase 1**

Phase 1 of the HVAC project addresses the positive building pressure by adding three new fresh air units on the 5<sup>th</sup> floor. Their job is to bring in 100% outside air, filter, heat or cool, and dehumidify as needed and distribute it to the building. This also eliminates the ground level outside air intakes which are both health, and security concerns. These fresh air units are the foundation for the rest on the building air conditioning system.

Phase 1 will also replace the HVAC serving the House and Senate Chambers and rotunda, extend makeup air ductwork from the fifth floor to the basement and extend central utilities piping from the basement to the fifth floor. This work will begin in the summer of 2015 and extend to the spring of 2016.

We anticipate Construction in Phase 1 will have a narrow impact to the day to day building operations. Most of the work is out of public space and only a few office areas are impacted, mainly where we must install the new duct that brings conditioned outside air from the 5<sup>th</sup> Floor to the basement mechanical rooms.

#### **Phase 2**

Phase 2 will replace HVAC equipment on Basement through 4<sup>th</sup> floors of the building and install the new building automation system. This work will begin in the fall of 2015 and be completed in 2017.

Phase 2 of the HVAC project will impact all of the offices on the upper floors and some hearing rooms and other public spaces. This phase also add modern digital controls that will provide better comfort and will also allow us to operate the system at if maximum efficiency.

Phase 2 will be a scheduling and logistical test. It will require blocks of offices, quadrants of the building, or floors of the building be unoccupied for weeks at a time during the construction period.



**Exhibit F**

STATEMENT OF MISSOURI STATE CAPITOL COMMISSION FINANCES  
(AS SUBMITTED BY THE FRIENDS OF THE MISSOURI STATE ARCHIVES, AUGUST 14, 2015)

**2014 Save the Art Receipts**

Receipts	\$ 50,704.95
Expenses	<u>15,702.26</u>
Net Proceeds	35,002.69

**State Capitol Commission Receipts  
(2004 – 2015)**

Total inflows	\$ 135,773.95
Total outflow	<u>100,846.75</u>
8-14-2015 transfer to Friends of the Missouri State Capitol	34,927.20



1915 photo courtesy of the Missouri State Archives

*Then and now: Capitol Cornerstone  
Dedication ceremony (June 24, 1915)  
and present-day view of the cornerstone  
and southeast corner of the Capitol.*







## Exhibit G

## CARING FOR MISSOURI CAPITOL MASQUERADE BALL POST-EVENT REPORT



## CAPITOL MASQUERADE BALL

### POST-EVENT REPORT



**From Left to Right:** State Treasurer Clint Zweifel, Speaker of the House Todd Richardson, Senator Mike Kehoe, Representative David Wood and Representative Tom Hurst hold a print of the Thomas Hart Benton's *Social History of Missouri*. The first-ever digitally mastered panoramic print of the mural approved for auction by the Benton Trust raised \$29,000 in the event's Live Auction.

#### MAKING HISTORY

ON THE EVENING OF December 12, 2015, those Caring for Missouri gathered in the Missouri State Capitol Rotunda for the historic Capitol Masquerade Ball. The night – one filled with music, masks and dancing – helped preserve Missouri's history and create a brighter future for Missourians most in need. The evening's ball and charity auction was the first event of its kind held at the Missouri State Capitol. This report highlights the masquerade's impact on our state's future for years to come. For more event images and a list of silent auction donors and supporters, visit [www.Caring4Missouri.org](http://www.Caring4Missouri.org).

#### THE CHARITIES





BY WORKING TOGETHER, the **Missouri State Capitol Commission (MSCC)**, **Missouri Coalition Against Domestic and Sexual Violence (MCADSV)** and **Missouri Association for Community Action (MACA)** make a difference for people in Missouri. MSCC works to preserve and restore the many pieces of historic art in and around Missouri's beautiful State Capitol. MCADSV and MACA provide education and assistance to more than 140 nonprofits in Missouri and empower them with tools to change lives in their local communities. Funds from this event are divided evenly among the three charities. Learn more about the charities at [www.Caring4Missouri.org](http://www.Caring4Missouri.org).

#### AT A GLANCE\*

**\$178,077** Gross Funds Raised  
**470** Attendees  
**1<sup>st</sup>** Masquerade Ball & Charity Auction ever held in the Missouri State Capitol

\*Detailed Financial Report on back

#### HONORARY HOSTS:

U.S. Senators  
 Claire McCaskill and Roy Blunt

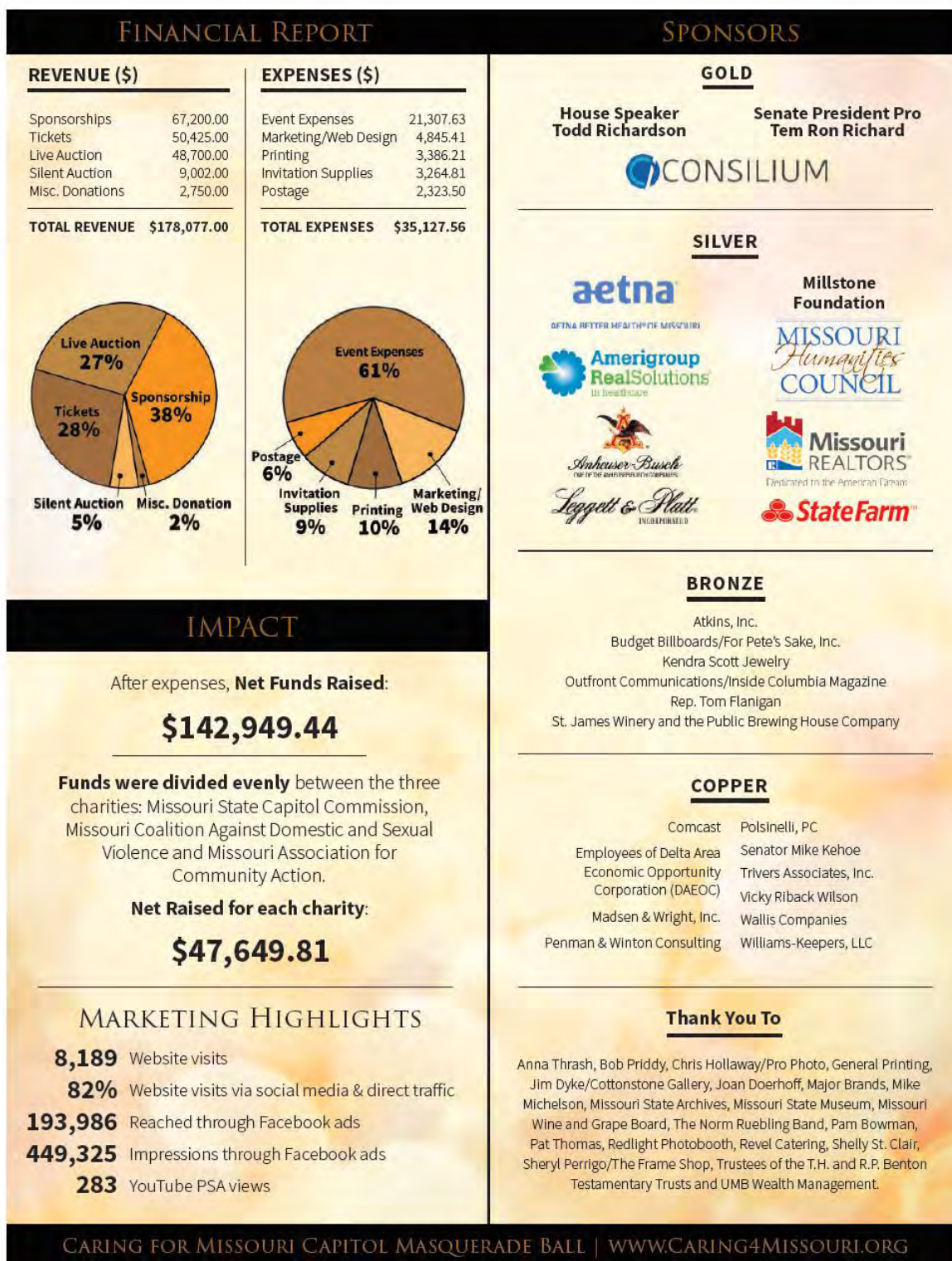
**Along with Honorary Co-Hosts:**  
 Missouri Governor Jay Nixon, Lt. Governor Peter Kinder, Attorney General Chris Koster, Secretary of State Jason Kander, State Auditor Nicole Galloway, Treasurer Clint Zweifel, Missouri Senate President Pro Tem Ron Richard, Speaker of the House Todd Richardson, Speaker Pro Tem Denny Hoskins and legislative members of the Missouri State Capitol Commission: Sen. Mike Kehoe, Sen. S. Kiki Curls, Rep. Tom Flanigan and Rep. Pat Conway.

CARING FOR MISSOURI CAPITOL MASQUERADE BALL | [WWW.CARING4MISSOURI.ORG](http://WWW.CARING4MISSOURI.ORG)





### EXHIBIT G (CONTINUED)







*View of the Senate Chamber from the newly-restored east gallery – January 2015*